

**UNITED STATES BANKRUPTCY COURT  
EASTERN DISTRICT OF VIRGINIA  
ALEXANDRIA DIVISION**

In re:

CASE NO: 10-13604-KHK

Address: MICHAEL WAYNE  
CRAWFORD,  
13171 Quade Lane  
Woodbridge, VA 22193

CHAPTER 11

Debtor(s).

U.S. BANK TRUST, N.A., AS TRUSTEE FOR  
LSF9 MASTER PARTICIPATION TRUST  
Plaintiff,

v.

MICHAEL WAYNE CRAWFORD,  
Debtor(s)

Trustee  
Defendants.

**ORDER GRANTING RELIEF FROM STAY**

Upon consideration of the motion of U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust, a Notice of Default was filed on October 10, 2017, no response was filed by the Debtor(s), and the Debtor(s) failed to cure the default; it is

ORDERED that the automatic stay imposed by 11 U.S.C. §362 is modified to permit the movant and its successors and assigns, to enforce the lien of its deed of trust as it pertains to the real property located at 3707 Masthead Trail, Triangle, VA 22172, and is more particularly described as follows:

M. Christine Maggard, VSB# 33824  
Brock & Scott, PLLC  
484 Viking Drive, Suite 203  
Virginia Beach, VA 23452  
christine.maggard@brockandscott.com  
*Counsel for the Movant*

LOT 186C, SECTION 3, PORT-O-DUMFRIES, AS THE SAME IS SHOWN ON  
A PLAT ATTACHED TO DEED OF RESUBDIVISION RECORDED IN DEED  
BOOK 1413 AT PAGE 1448, AMONG THE LAND RECORDS OF PRINCE  
WILLIAM COUNTY, VIRGINIA.

The relief shall extend to the purchaser at the foreclosure sale to allow the purchaser to take such action under state law, as may be necessary, to obtain possession of the property.

FURTHER ORDERED that the Movant shall promptly notify the Chapter 13 Trustee in writing of the results of any foreclosure of the subject deed and pay the Chapter 13 Trustee any excess funds received from such foreclosure sale, to be disbursed upon further order of the Court. And that the Chapter 13 Trustee will cease paying the pre-petition arrearage claim currently being paid through the Chapter 13 plan.

ENTERED this \_\_\_\_ day of \_\_\_\_ 2017

Nov 17 2017

/s/ Klinette Kindred

\_\_\_\_\_  
Honorable Klinette H Kindred  
United States Bankruptcy Judge

Entered on Docket:

**I ASK FOR THIS:**

/s/ M. Christine Maggard  
M. Christine Maggard, VSB# 33824  
Brock & Scott, PLLC  
484 Viking Drive, Suite 203  
Virginia Beach, VA 23452  
*Counsel for the Movant*

**CERTIFICATE**

I hereby certify that this proposed Order has been endorsed by all necessary parties involved in this proceeding.

/s/ M. Christine Maggard

M. Christine Maggard, VSB# 33824

The Clerk shall mail a copy of the entered Order to the following:

Raymond Pring, Jr.  
9161 Liberia Avenue  
Suite 100  
Manassas, VA 20110

R.A. Hurley  
10021 Balls Ford Rd.  
Suite 200  
Manassas, VA 20109  
*Counsel for Debtor*

Michael Wayne Crawford  
13171 Quade Lane  
Woodbridge, VA 22193  
*Debtor*

U.S. Trustee  
Judy A. Robbins, 11  
Office of the U.S. Trustee - Region 4  
115 South Union Street, Room 210  
Alexandria, VA 22314

M. Christine Maggard  
Brock & Scott, PLLC  
484 Viking Drive, Suite 203  
Virginia Beach, VA 23452  
*Counsel for the Movant*

*\*\* 20 largest Creditors \*\**

**CERTIFICATE**

The undersigned certified that the foregoing Order Granting Relief from Stay is identical to the form order required by Administrative Order 10-2 and that no modifications, additions, or deletions have been made:

/s/ M. Christine Maggard

Attorney for Movant

Chase Mastercard One Geico Plaza Lovettsville, VA 20180	Chase Mastercard One Geico Plaza Lovettsville, VA 20180	
CitiBank (South Dakota) N.A. P.O. Box 6248 Sioux Falls, SD 57117	CitiBank (South Dakota) N.A. P.O. Box 6248 Sioux Falls, SD 57117	
Citibank (South Dakota), NA P.O. Box 183037 Columbus, OH 43218-3113	Citibank (South Dakota), NA P.O. Box 183037 Columbus, OH 43218-3113	
Ford Motor Credit P.O. Box 94380 Palatine, IL 60094-4380	Ford Motor Credit P.O. Box 94380 Palatine, IL 60094-4380	2007 Mercury Mariner
JP Morgan Chase P.O. Box 78065 Phoenix, AZ 85062-8148	JP Morgan Chase P.O. Box 78065 Phoenix, AZ 85062-8148	2940 Marsala Court, Woodbridge, VA 22192
JP Morgan Chase P.O. Box 78065 Phoenix, AZ 85062-8148	JP Morgan Chase P.O. Box 78065 Phoenix, AZ 85062-8148	13171 Quade Lane, Woodbridge, VA 22193
JP Morgan Chase P.O. Box 78148 Phoenix, AZ 85062-8148	JP Morgan Chase P.O. Box 78148 Phoenix, AZ 85062-8148	13171 Quade Lane, Woodbridge, VA 22193
JP Morgan Chase P.O. Box 78065 Phoenix, AZ 85062-8148	JP Morgan Chase P.O. Box 78065 Phoenix, AZ 85062-8148	3707 Masthead Trail, Triangle, VA 22172
M&T Credit Services P.O. Box 62085 Baltimore, MD 21264-2085	M&T Credit Services P.O. Box 62085 Baltimore, MD 21264-2085	2005 Ford Expedition
Prudential 4860 Cox Road, Ste 100 Glen Allen, VA 23060	Prudential 4860 Cox Road, Ste 100 Glen Allen, VA 23060	
Westgate Resorts Timeshare CFI Resorts Management Inc 2801 Old Winter Garden Rd Ocoee, FL 34761-2965	Westgate Resorts Timeshare CFI Resorts Management Inc 2801 Old Winter Garden Rd Ocoee, FL 34761-2965	Westgate Lakes Resort - Timeshare